



MLS#: 1807055

Status: Active

Residential

[1212 Ladowick Lane](#)

Wake Forest, NC 27587 / Area: 014/B / Lot #: 94
Subd.: Hasentree

LADOM: 8 LP: \$ 929,900
CDOM: 8

Listing Type: EA-Exclusive Agency
Possession: ATC Prospect Exempt: No

School Information

El: 1) Wake - N.Forest Pines
Mi: 1) Wake - Wakefield
Hi: 1) Wake - Wake Forest Rolesville

Directions

North on Falls of Neuse to west on 98 to right on Hasentree Club to left on Ladowick.

Remarks

Quality all brick on wooded cul-de-sac lot. Lovely home has spacious family room w/built-in bookshelves and FP. Gourmet kitchen open to hearth room w/stone FP. Computer centers on 1st and 2nd floors. 1st floor master has sitting room and opens to terrace. Screen porch with fireplace/grill/refrig. Spacious BRs all have private baths. Large bonus room. Lots of walk-in storage.

Measurements - Lot/House/Rooms

Lot Size: 0.48 Lot Dim: 125x149x120x208
Living Area: 4,363 = 4,363 (Above Grade) and 0 (Below Grade)
Other Area: 860 = 860 (Above Grade) and 0 (Below Grade)
Bedrooms: 4 / Full Baths: 4 / Half Baths: 1 / Total Rooms: 11

Agent Only Remarks

Living Area-Room Dim/Levels

Entrance Hall: 12x8 / Main Master BR: 21x14 / Main
Living: 14x12 / Main Bedr 2: 15x12 / Second
Dining: 13x13 / Main Bedr 3: 15x12 / Second
Family: 19x18 / Main Bedr 4: 15x12 / Second
Office/Study: 7x7 / Main Bedr 5:
Kitchen: 16x14 / Main Utility: 10x7 / Main
Breakfast: 12x12 / Main Bonus: 26x14 / Second
Hearth Rm: 17x14 / Main

General Information

Year Blt: 2007 - New Constr: No
Builders Name:

Other Area-Room Dim/Levels

Garage: 21x25 / Main Deck:
Carport: Scr Porch: 17x15 / Main
Storage: Basement: No
Porch: 15x8 / Main
Patio:

Ownership: 1+ Year(s) - Prop. Leased: No Primary Residence: Y

Public Data, Taxes and Financing

Tax Value: \$118,505 Tax Rate: 0.6140

TM/BK/PAR/LT or Deed Page:

Legal Descr: LO94 HASENTREE GOLF COMMUNITY PH1 BM2006-
Pin #:

Inside City: No HUD Sr Housing: No

Financing: Cash, Conventional -- Financial Comments: New loan needed

Home Owner Association

/ 919) 848-4911
Fees: \$75 Monthly - Req: Y
Mgt Co 2: PPM, Inc
Fees: \$125 Monthly - Req: Y
Restrictive Covenants: Y Total HOA Dues: \$200
HOA Dues Include: Maint Com. Area, Area Lights

Assumption: No Assumption

Listing Agent

R17213 - Don Meriweather
Phone: 919-812-7740
3207 - Real Living Pittman Properties
Phone: 919-847-5555

Showing Instructions

, Combo LB

App Phone: 919-595-8989

Compensation

Buyer Agent: 2.4% / Var: Y
Sub Agent: 2.4% / Var: Y

Selling Information

Selling Information



Features

A/C: Central Air, A/C Age 3-6 Years

Accessibility Features:

Acres: .26-.5 Acres

Basement

Desc:

Design: 2 Story

Dining: Separate Dining Room, Breakfast Room

Equip/Appl:

Dishwasher, Disposal, Gas Range, Double Oven, Ice Maker Connection, Microwave, Refrigerator

Exterior Features:

Gas Grill, Golf Course Com, Gutters, Landscaped, Patio, Porch, Sprinkler System, Screen Porch, Swim Pool/Priv. Com, Tennis Court/Priv. Com

Exterior Finish: All Brick Veneer

Fireplace: 3 -

Flooring: Carpet, Hardwood, Tile

Foundation: Crawl

Fuel - Heat: Natural Gas

Green Certificates:

Green Features:

Green Building HERS Rating:

Heating: Forced Air, Heat Age 3-6 Yrs

Interior Features:

10Ft+ Ceiling, Att/Exhaust Fan, Cable TV Available, Central Vac Prewired, Granite Counter Tops

Lot Descr:

Other Rooms:

Parking: 3 Garage

Property Type: Site built (Stick) / Detached

Roof: Shingle

Style: Transitional

Washer/Dryer Loc: 1st Floor

Water Heater: Gas

Water/Sewer: Community Sewer, Community Water